

To: Larry Lester, SCR

From: Randy Maass  
SCR, Fitchburg  
275-3224

Re: Groundwater Use Restriction  
GIS Registry Data

Site Name/Address:

Bennett's Amoco  
3415 West Beltline Highway  
Middleton WI 53562

BRRTS #:

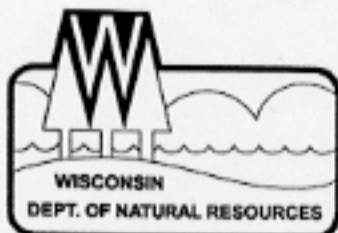
03-13-001940

Date of Closure Decision:

10-8-98

Packet Contains:

- ① Closure Letter
- ② All property deeds with 140 ES exceedances
- ③ GPS data for each affected property
- ④ General location map
- ⑤ Detailed location map, showing all parcels affected by 140 ES exceedances, property boundaries, buildings, etc.
- ⑥ Latest map showing gw flow direction, MW, potable wells. [optional: Isoconcentration maps of compounds  $\neq$  ES]
- ⑦ Latest map showing extent or outline of contamination plume and gw flow direction
- ⑧ Latest table of analytical results
- ⑨ Metes/bounds legal description (certified survey)
- ⑩ Tax parcel number
- ⑪ Geologic cross section



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor  
George E. Meyer, Secretary  
Ruthe E. Badger, Regional Director

South Central Region Headquarters  
3911 Fish Hatchery Road  
Fitchburg, Wisconsin 53711-5397  
Telephone 608-275-3266  
FAX 608-275-3338  
TDD 608-275-3231

October 8, 1998

File Ref: 03-13-001940

William & Debbie Love  
Bennett's Amoco, Inc.  
3415 West Beltline Highway  
Middleton, WI 53562

Subject: **Final Closure** for Bennett's Amoco, 3415 W. Beltline Hwy, Middleton, WI

Dear Mr. & Mrs. Love:

On September 28, 1998, the Department received abandonment forms for the following: monitoring wells MW-1 through MW-5, MW-7, MW-7A; soil vapor extraction wells SVE-1 through SVE-10; air sparging wells AS-1 through AS-9; groundwater recovery wells RW-1 and RW-2. On September 30, 1998, the Department received a copy of the groundwater use restriction as filed with the Dane County Register of Deeds Office on September 23, 1998.

You have complied with the requirements of the conditional closure letter sent on June 30, 1998. Therefore, the Department considers the Bennett's Amoco case closed. No further action is necessary at the site at this time. However, the case may be reopened pursuant to s. NR 726.09, Wis. Admin. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare or the environment.

The Department appreciates your cooperation. If you have any questions regarding this letter, please feel free to call me at the number below.

Sincerely,

Jennifer Tobias  
Hydrogeologist  
Remediation & Redevelopment Program  
(608) 275-3292

cc: Kristopher Krause, RMT, Inc., PO Box 8923, Madison, WI 53708-8923



Quality Natural Resources Management  
Through Excellent Customer Service



RECORDS OFFICE  
SAND COUNTY, WI.  
JANUARY  
RECEIVED DEEDS  
RECORDED ONBruce B. Bennett and Phyllis A. Bennett,  
husband and wife

Nov 20 12 40 PM '92

VOL 20983 PAGE 1

and warrants to William Love and Debbie Love,  
husband and wife as survivorship marital  
property

2415688

A.J. Peifarek, Esq.  
P.O. Box 5344  
Madison, WI 53705the following described real estate in \_\_\_\_\_ Dane \_\_\_\_\_ County,  
State of Wisconsin:

Tax Parcel No: 50-01-474-10

Part of the Southwest 1/4 of the Northeast 1/4 of Section 2, Township 7 North, Range 8 East, in the City of Middleton, described as follows: Commencing at a point in the center of United States Highway No. 12 and State Highway No. 13 on the South line of the Southwest 1/4 of the Northeast 1/4 of Section 2, which is 3134.3 feet East of the Southwest corner of the Northwest 1/4 of said Section 2; thence North 19°50' West 635.7 feet along center of said highways; thence South 58°30' East 92.6 feet; thence South 50° East 301 feet to the center of old highway; thence South 10°57' West 365.6 feet along center of old highway to the South line of said Southwest 1/4 of Northeast 1/4; thence West 24.0 feet along said South line to the point of beginning.

This deed is given pursuant to a Land Contract entered into by and between the parties on November 15, 1983 as described in the Affidavit of A. J. Peifarek recorded in the office of the Register of Deeds for Dane County in Vol. 5136 at page 25 as Document No. 1210563.

TRANSFER

600.00  
FEE PAIDThis \_\_\_\_\_ is not \_\_\_\_\_ homestead property.  
XXX (is not)

Exception to warranties: Subject to any and all zoning ordinances, building and other restrictions imposed by law or ordinance, and all easements and restrictions of record.

Dated this 15 day of November, 1992

(SEAL)

X Bruce B. Bennett (SEAL)

• Bruce B. Bennett

(SEAL)

X Phyllis A. Bennett (SEAL)

• Phyllis A. Bennett

## AUTHENTICATION

Signature(s) of Bruce B. Bennett and  
Phyllis A. Bennettauthenticated this 15 day of November, 1992A. J. Peifarek

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not  
authorized by § 106.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

A. J. Peifarek, Attorney

2828 Marshall Court, Madison, WI 53705

(Signatures may be authenticated or acknowledged. Both  
are not necessary.)

## ACKNOWLEDGMENT

STATE OF WISCONSIN

\_\_\_\_\_ County.

Personally came before me this \_\_\_\_\_ day of  
\_\_\_\_\_, 19\_\_\_\_, the above namedto me known to be the person who executed the  
foregoing instrument and acknowledge the same.Notary Public \_\_\_\_\_ County, Wis.  
My Commission is permanent. (If not, state expiration  
date: \_\_\_\_\_, 19\_\_\_\_.)

\*Names of persons signing in our capacity should be typed or printed below their signatures.



Document Number

## GROUNDWATER USE RESTRICTION

Declaration of Restrictions

In Re: Part of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section Two (2), Township Seven North (T 7 N), Range Eight East (R 8 E), in the City of Middleton, described as follows: Commencing at a point in the center of United States Highway Number twelve (12) and State Highway Number thirteen (13) on the South line of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section Two (2), which is 3134.3 feet East of the Southwest (SW) corner of the Northwest Quarter (NW ¼) of said Section Two (2); thence North 19°50' West 635.7 feet along center of said highways; thence South 58°30' East 92.6 feet; thence South 50° East 301 feet to the center of old highway; thence South 10°57' West 365.6 feet along center of old highway to the South line of said Southwest Quarter (SW ¼) of Northeast Quarter (NE ¼); thence West 24 feet along said South line to the point of beginning.

STATE OF WISCONSIN )  
 ) ss  
COUNTY OF DANE )

WHEREAS, William Love and Debbie Love are the owners of the above described property.

WHEREAS, one or more petroleum discharges have occurred at this property. Petroleum Volatile Organic Compounds (PVOC's) contaminated groundwater above ch. NR 140, Wis. Adm. Code enforcement standards and preventative action limits exists on this property at the following location(s) as reported from samples collected by RMT, Inc. on January 16, 1998: approximately ten (10) feet west of the northwest corner of Bennett's Amoco, Inc. building, referred to as monitoring well four (MW-4), benzene is present at 890 parts per billion (ppb), ethylbenzene at 540 ppb, toluene at 380 ppb, xylene at 3100 ppb, 1,2,4-TMB at 630 ppb and 1,3,5-TMB at 230 ppb; approximately 30 feet southwest of the southwest corner of Bennett's Amoco, Inc. building, referred to as monitoring well six (MW-6), ethylbenzene is present at 240 ppb and xylene at 2320 ppb. (See Attachment A for locations of monitoring wells.)

WHEREAS, it is the desire and intention of the property owners to impose on the property restrictions which will make it unnecessary to conduct additional groundwater or soil remediation activities on the property at the present time.

WHEREAS, natural attenuation has been approved by the Department of Natural Resources to remediate groundwater exceeding ch. NR 140, Wis. Adm. Code groundwater standards within the boundaries of this property.

WHEREAS, construction of wells where the water quality exceeds the drinking water standards in ch. 809, Wis. Adm. Code is restricted by ch. NR 811, Wis. Adm. Code and ch. NR 812, Wis. Adm. Code. Special well construction standards or water treatment requirements, or both, or well construction prohibitions may apply.

NOW THEREFORE, the owners hereby declare that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved subject to the following limitation and restrictions:

Anyone who proposes to construct or reconstruct a well on this property is required to contact the Department of Natural Resources' Bureau of Drinking Water and Groundwater, or its successor agency, to determine what specific prohibitions or requirements are applicable and to obtain Department approval, prior to constructing or reconstructing a well on this property. No well may be constructed or reconstructed on this property unless applicable requirements are met.

This restriction is hereby declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above-described property whether by descent, devise, purchase or otherwise. This restriction benefits and is enforceable by, the Wisconsin Department of Natural Resources, its successors and assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

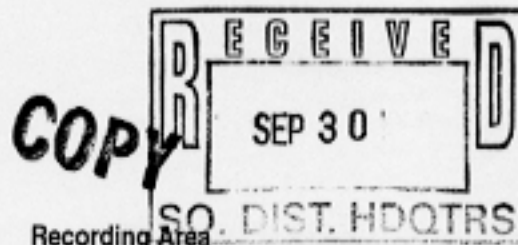
03-13-001940

Bennett's Amoco

DANE COUNTY  
REGISTER OF DEEDS

Doc No 3022077

1998-09-23 02:31 PM  
Trans. Fee 0.00  
Rec. Fee 14.00  
Pages 3



## Name and Return Address

William & Debbie Love  
Bennett's Amoco  
3415 West Beltline Highway  
Middleton, WI 53562

PIN + 50-0708-021-9430-7

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that the restrictions set forth in this covenant are no longer required. Upon receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, with the Department's written determination, may be recorded to give notice that this groundwater use restriction is no longer binding.

IN WITNESS WHEREOF, the owners of the property have executed this Declaration of Restrictions, this 23<sup>rd</sup> day of SEPT., 1998.  
23 SEPT

Signature: William F. Love

Printed Name: WILLIAM F. LOVE  
WILLIAM F. LOVE

Signature: Debra L. Love

Printed Name: Debra L. Love  
DEBRA L. LOVE

Subscribed and sworn to before me this 23<sup>rd</sup> day of SEPT, 1998.  
23<sup>rd</sup> SEPT

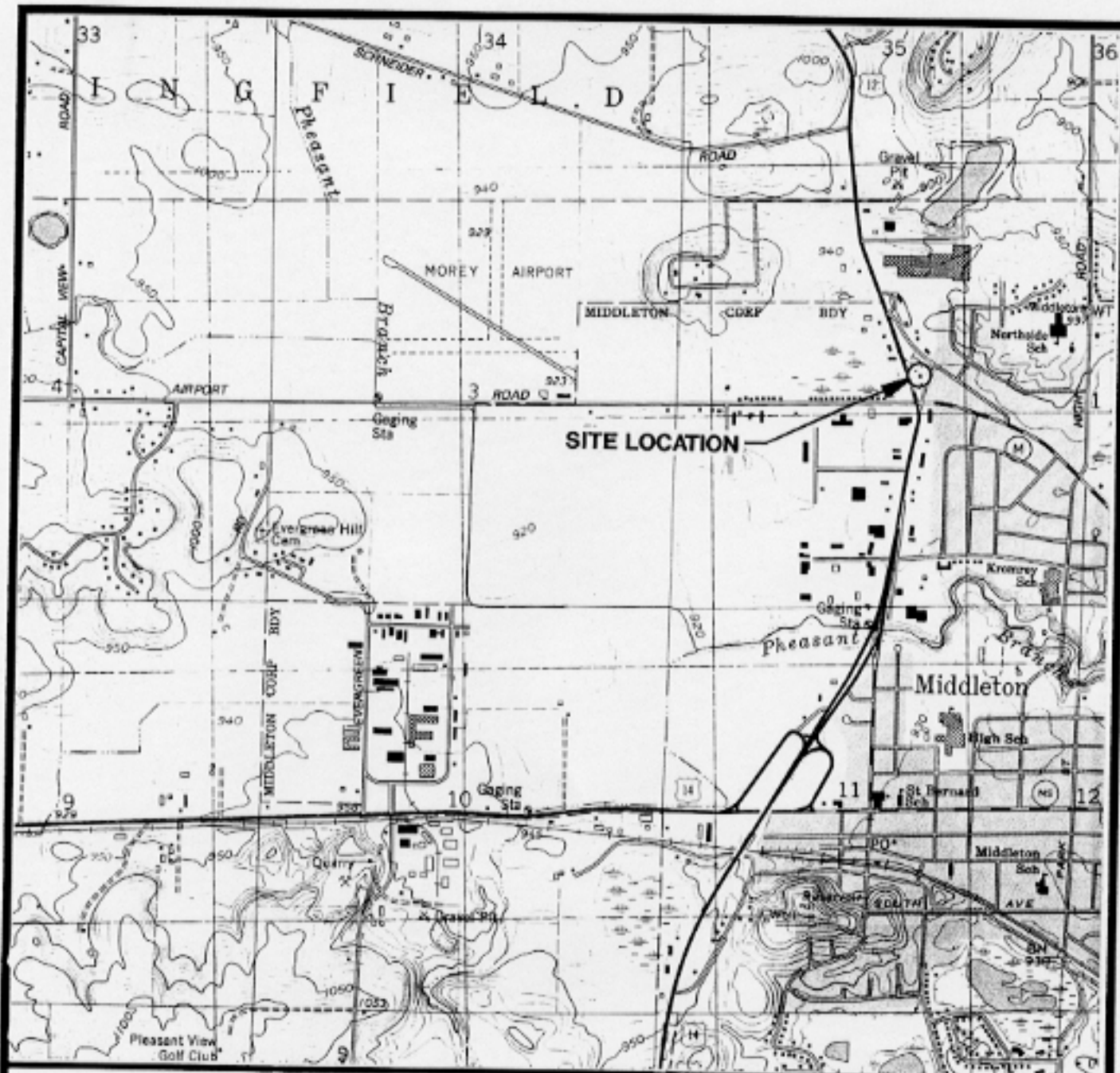
John A. W. Love

Notary Public, State of WISCONSIN  
WISCONSIN

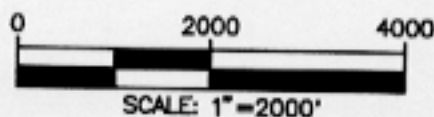
My commission 12-20-98  
12-20-98

This document was drafted by the Wisconsin Department of Natural Resources

**COPY**



**STATE LOCATION**



**SITE LOCATION MAP  
BENNETT'S STANDARD**

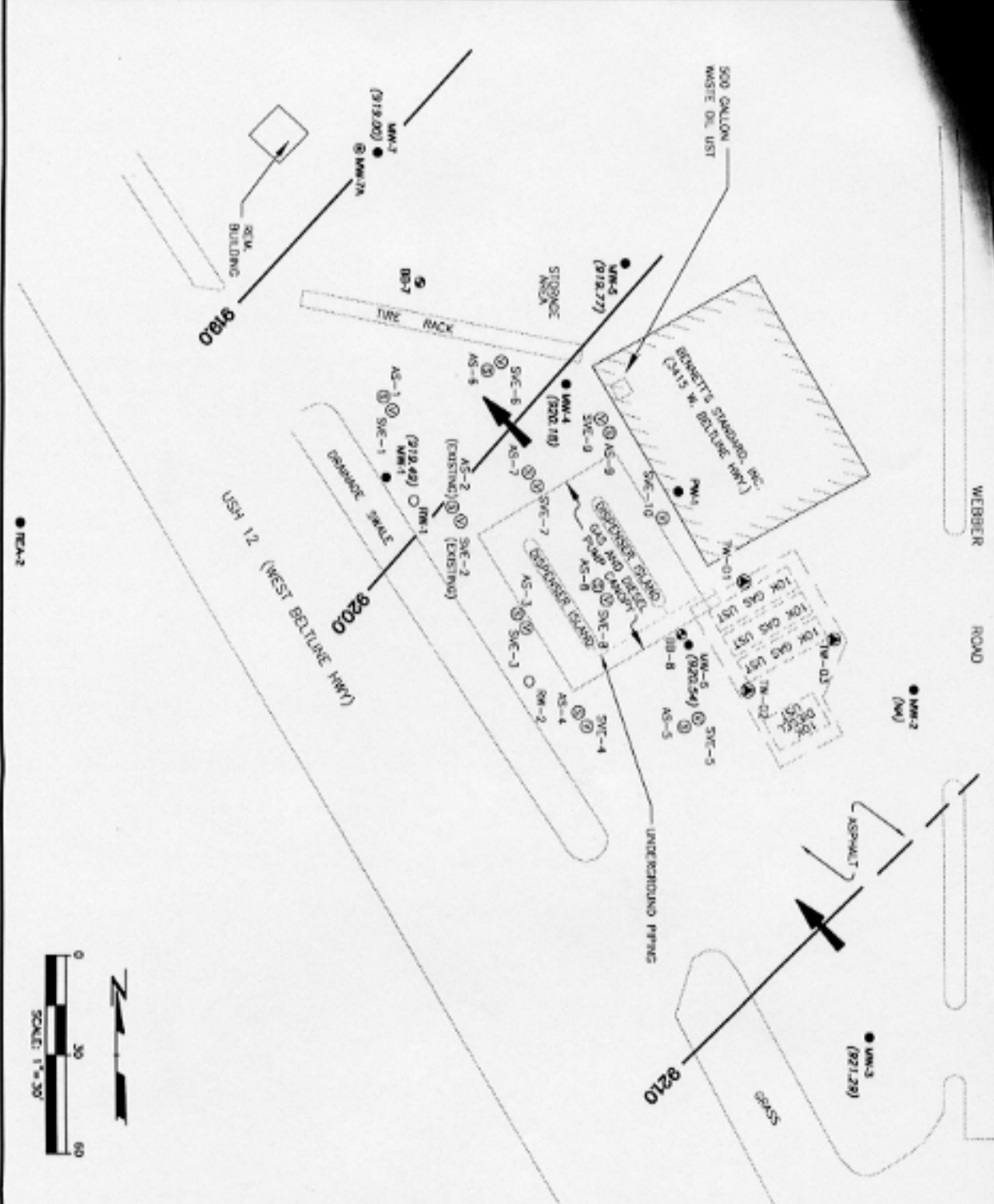
SOURCE: BASE MAP FROM MIDDLETON, WI.  
7.5 MINUTE USGS QUADRANGLE.



DWN. BY:	JEB
APPROVED BY:	BAG
DATE:	FEBRUARY 1994
PROJ. #	2840.01
FILE #	28400103

**FIGURE 1**





# LEGEND

- MW-3 WATER TABLE MONITORING WELL
- MW-2A PEZOMETER
- TW-01 TEST WELL IN TANK PIT
- TW-2 WILL INSTALLED BY RESOURCE ENGINEERING ASSOCIATES AT AHERN'S SITE
- RW-1 RECOVERY WELL
- RW-2 WATER TABLE ELEVATION (921.50)
- 922.50 GROUNDWATER CONTOUR LINE

## NOTES

1. DEBRIS WERE PRESENT IN IN MW-5A. WATER TABLE ELEVATION MAY BE SUSPECT.

WATER TABLE MAP  
 JANUARY 18, 1998  
 BENNETT'S STANDARD, INC.  
 MIDDLETON, WISCONSIN

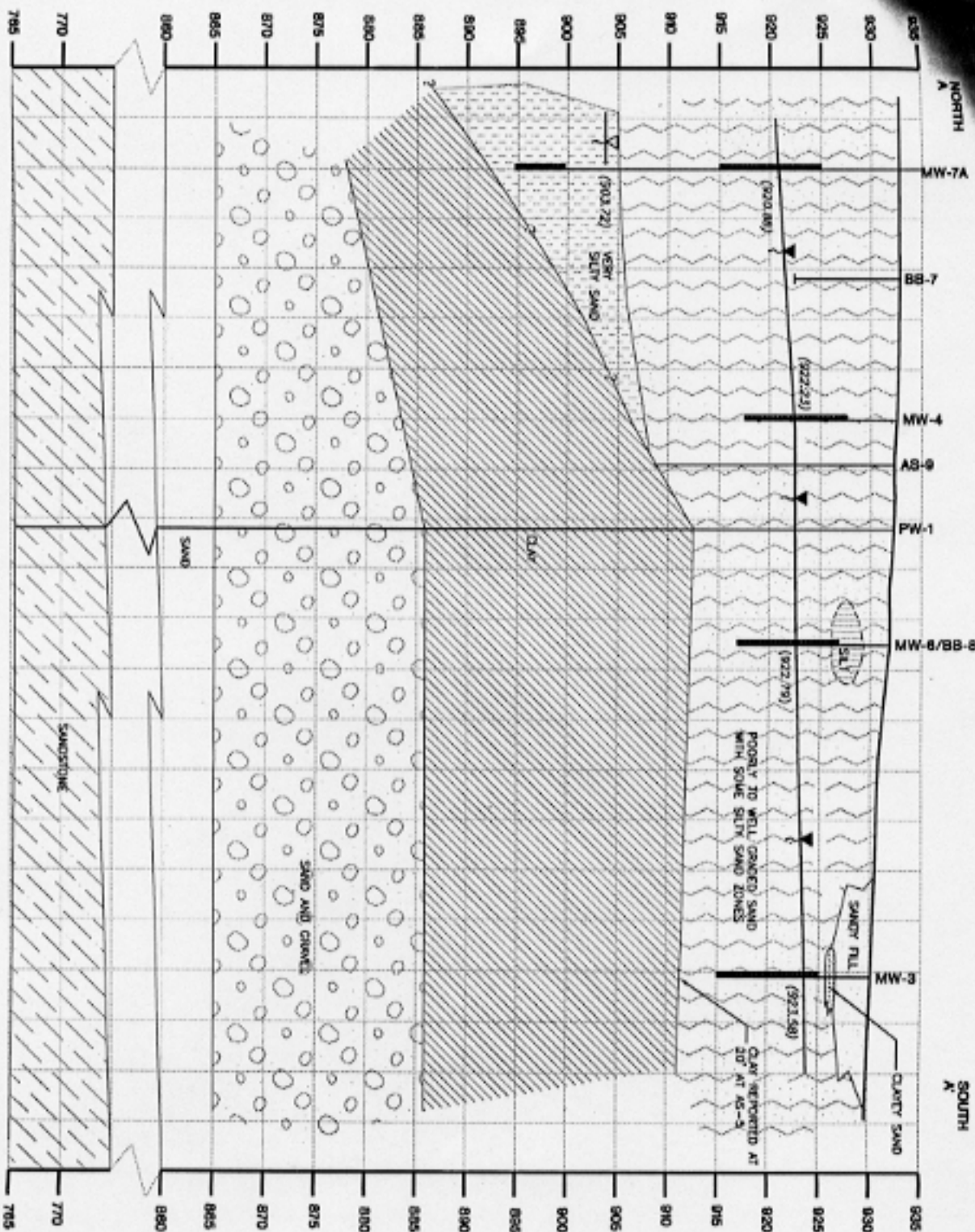


DATE: FEBRUARY 1998  
 FILE: 28401803.DWG  
 USER: J 28401803.DWG

FIGURE 1

DRAWING  
 Drawing Name:  
 Operator Name:  
 Title:

Day: \_\_\_\_\_  
 Date: \_\_\_\_\_  
 Plot: \_\_\_\_\_  
 Attached: \_\_\_\_\_



SOUTH A'

NORTH A

# LEGEND

(921.58) WATER TABLE  
 WATER TABLE ELEVATION

SCALE:  
 HORIZONTAL: 1"=40'  
 VERTICAL: 1"=10'

CROSS SECTION A-A'  
 BENNETT'S STANDARD, INC.  
 MIDDLETON, WISCONSIN



DRAWN BY: BSI  
 CHECKED BY: COB  
 DATE: OCTOBER 1997  
 SCALE: 1"=40'  
 FILE: 28401803



**Table 1**  
**Groundwater Quality Summary**  
**Bennett's Amoco**  
**Middleton, Wisconsin**

Sample Location	Date	Benzene (µg/L)	Ethylbenzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	1,2,4 TMB (µg/L)	1,3,5 TMB (µg/L)	MTBE (µg/L)
Enforcement Standard >		5	700	343	620	NP	NP	60
Preventive Action Limit >		0.5	140	68.6	124	NP	NP	12
MW-1	10/08/93	2100	2300	240	8000	1400	340	130
	04/07/94	1100	740	380	3000	490	120	480
	07/19/94	1800	890	370	2590	490	120	1300
	09/09/94	130	97	< 2	130	< 2	< 2	210
	10/26/94	< 0.6	< 1	< 1	< 2	< 1	< 1	20
	01/27/95	< 0.6	< 1	< 1	< 2	< 1	< 1	46
	04/24/95	< 0.6	< 1	< 1	< 2	< 1	< 1	12
	10/16/95	< 0.6	< 1	< 1	< 2	< 1	< 1	14
	01/25/96	< 0.6	3.6	4.6	88	13	7.3	< 1
	04/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	0.88
	07/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	10/23/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	03/04/97	0.5	< 0.26	1	5.1	1.7	1.6	< 0.24
	07/31/97	< 0.36	(0.88)	< 0.25	4.4	6.4	3.1	< 0.24
	10/28/97	< 0.11	2.3	12	25	23	8.6	< 0.24
	01/16/98	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24
MW-2	10/08/93	< 1	< 1	2.3	< 3	< 1	< 1	< 1
	04/07/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	07/19/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	09/09/94	NS	NS	NS	NS	NS	NS	NS
	10/26/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/27/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	04/24/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	10/16/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/25/96	NS	NS	NS	NS	NS	NS	NS
	04/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	07/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	10/23/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	03/04/97	NS	NS	NS	NS	NS	NS	NS
	07/31/97	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	< 0.12	< 0.12	< 0.24
	01/16/98	NS	NS	NS	NS	NS	NS	NS
MW-3	10/08/93	< 1	< 1	12	< 3	< 1	< 1	< 1
	04/07/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	07/19/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	09/09/94	NS	NS	NS	NS	NS	NS	NS
	10/26/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/27/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	04/24/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	10/16/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/25/96	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	04/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	07/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	10/23/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	03/04/97	NS	NS	NS	NS	NS	NS	NS
	07/31/97	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	< 0.12	< 0.12	< 0.24
	01/16/98	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24

**Table 1**  
**Groundwater Quality Summary**  
**Bennett's Amoco**  
**Middleton, Wisconsin**

Sample Location	Date	Benzene (µg/L)	Ethylbenzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	1,2,4 TMB (µg/L)	1,3,5 TMB (µg/L)	MTBE (µg/L)
Enforcement Standard >		5	700	343	620	NP	NP	60
Preventive Action Limit >		0.5	140	68.6	124	NP	NP	12
MW-4  obstructed well re-sampled	10/08/93	1800	1500	2800	6000	1800	480	260
	04/07/94	4500	2200	8100	9600	1300	300	1500
	07/19/94	4800	2900	9200	13100	1800	420	780
	09/09/94	1100	910	3000	4400	860	240	200
	10/26/94	180	200	350	1300	390	170	< 10
	01/27/95	3.7	110	110	490	170	57	< 7.4
	04/24/95	50	520	240	2570	26	610	200
	10/16/95	NS	NS	NS	NS	NS	NS	NS
	12/06/95	300	360	660	2510	740	300	< 50
	01/25/96	960	600	2600	4700	1100	440	75
	04/24/96	440	200	1100	1600	500	400	38
	07/24/96	54	73	68	310	160	91	3.6
	10/23/96	230	330	370	1100	390	170	< 0.5
	03/04/97	470	690	2100	3100	600	140	< 12
	07/31/97	890	820	820	3080	640	160	< 24
	10/28/97	57	56	58	179	62	61	120
	01/16/98	890	540	380	3100	630	230	< 12
MW-5	11/12/93	< 1	< 1	< 1	< 3	< 1	< 1	< 1
	04/07/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	07/19/94	0.7	< 1	< 1	< 2	< 1	< 1	< 1
	09/09/94	NS	NS	NS	NS	NS	NS	NS
	10/26/94	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/27/95	4.5	< 1	< 1	< 2	< 1	< 1	< 1
	04/24/95	1	< 1	< 1	< 2	< 1	< 1	< 1
	10/16/95	< 0.6	< 1	< 1	< 2	< 1	< 1	< 1
	01/25/96	< 0.6	< 1	2	< 2	< 1	< 1	< 1
	04/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	< 0.5
	07/24/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	18
	10/23/96	< 0.7	< 0.7	< 1	< 2	< 1	< 0.9	18
	03/04/97	NS	NS	NS	NS	NS	NS	NS
	07/31/97	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	< 0.12	< 0.12	< 0.24
	01/16/98	NS	NS	NS	NS	NS	NS	NS
MW-6	03/04/97	< 18	230	320	2290	1100	370	< 12
	07/31/97	< 3.6	38	16	460	490	600	< 2.4
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	710	660	< 0.24
	01/16/98	< 18	240	63	2320	760	540	< 12
MW-7 <sup>(1)</sup>	07/31/97	< 0.14	< 0.14	< 0.13	< 0.44	< 0.13	< 0.19	< 0.26
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	< 0.12	< 0.12	< 0.24
	01/16/98	< 0.36	< 0.26	< 0.25	< 0.76	< 0.30	< 0.20	< 0.24
MW-7A	07/31/97	< 0.14	< 0.14	< 0.13	< 0.44	< 0.13	< 0.19	3.3
	10/28/97	< 0.11	< 0.11	< 0.12	< 0.36	< 0.12	< 0.12	2.2
	01/16/98	< 0.36	< 0.26	(0.54)	< 0.76	< 0.30	< 0.20	2.3

Notes:

NA Parameter not analyzed.

NP Standards not promulgated.

NS Well was not sampled.

( ) Result is between the Limit of Detection and the Limit of Quantitation.

<sup>(1)</sup> Chromethane was reported at MW-7 at 9.1 µg/L. (7/31/97).

QC'd: COB 9/24/97